



Planning with Communities

GSA Real Estate I

The General Services Administration (GSA) is the nation's largest public real estate organization — housing one million federal workers in 350 million square feet of space in 1,600 cities and towns across the country. The agency has countless opportunities every year to plan and collaborate with communities. This Framework for Collaboration is a supplemental piece to the Planning with Communities guide, and is designed to provide information on GSA's business practices and the opportunities for local-federal collaboration.

For collaborative planning to be successful, a general understanding of GSA's planning and decision making process is important for both local communities and GSA customers. For example, Federal and local plans may differ on planning schedules, public use of Federal facili-

Nearly all of GSA's new construction projects require congressional approval because they exceed the \$2 million threshold. New construction can take a long time to implement due to legally mandated reviews, formal public comment, and political involvement. Moreover, congressional authorization is received in two stages:

- (1) approval in year one for design and site purchase, and
- (2) approval in year two for actual construction.

As the building user, the federal agency's involvement in new construction is on-going and extensive. The feasibility study, for example, is often begun more than five years



Federal Property Management Regulations

Require GSA to survey agency mission, space, and location requirements within a community and include those considerations in community-based policies and plans (*Note: These are undergoing revision; they will become the Federal Management Regulations*).

The National Environmental Policy Act of 1969

Requires Federal agencies to consider the effects of all actions on the environment, consider alternatives that reduce impacts, and prepare detailed statements for public and Federal agency review where significant impacts may occur. Agencies are required to solicit and respond to comments from the public, affected interests, and relevant government agencies.

Section 106 of the National Historic Preservation Act

Framework for

Understanding how Federal agencies work with GSA to determine building needs may provide opportunities for local communities to collaborate



